

0050 CP965745

UNOFFICIAL COPY

WARRANTY DEED

RETURN TO:

Louise Giambalvo
920 Elizabeth Drive
Streamwood, IL 60107

NAME & ADDRESS OF TAXPAYER:

Louise Giambalvo
920 Elizabeth Drive
Streamwood, IL 60107



Doc#: 0504814230
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 02/17/2005 01:48 PM Pg: 1 of 3

Recorder's Stamp

The Grantor, Pulte Homes f/k/a Pulte Home Corporation, a corporation created and existing under and by virtue of the laws of the State of Michigan, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby CONVEY AND WARRANT unto Grantee,

Louise Giambalvo, an unmarried person
122 N. Oak Avenue
Bartlett, IL 60103

Not in Tenancy in common, but in Sole Tenancy, the following described real estates situated in Cook County, Illinois, to wit:

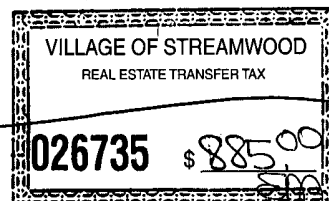
(See attached legal description)

TO HAVE AND TO HOLD unto said Grantee(s) forever, as Sole tenant and not as tenants in common, subject to:

- (a) General taxes not yet due and payable
- (b) Easements of Record:
- (c) Roads and Rights of Way:
- (d) Covenants, conditions, and restrictions of record, including those appearing on Plat of Subdivision, and on Declaration of Covenants, Conditions & Restrictions and any Amendments thereto:
- (e) Building line of record: and
- (f) Building and zoning laws and regulations.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused it's name to be signed to the presents the 27th day of January, 2005.

6050CP
First American Title Ins. Co.
1 N. Constitution Dr.-Ste. 2
Aurora, IL 60506



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by it's Attorney-in-Fact pursuant to authority granted to them pursuant to resolutions regularly adopted in accordance with the Certificate of Incorporation and By-Laws of PULTE HOMES f/k/a Pulte Homes Corporation by its Board of Directors, a quorum being present and acting throughout, which said resolutions are now in full force and effect and do not in any manner whatsoever violate or conflict with any provisions of the certificate of Incorporation or By-Laws of said corporation.

BY: _____

Robert E. Hawks
It's Attorney-in-Fact

State of Illinois)

) SS.

County of Kane

I, the undersigned, a Notary Public in and for the County and State of aforesaid, DO HEREBY CERTIFY that ROBERT E. HAWKS, as Attorney-in-Fact for PULTE HOMES f/k/a Pulte Home Corporation, personally known to me to be the same person who are subscribed to the foregoing instrument as such Attorney-in-Fact, respectively, appeared before me on this day in person and severally acknowledged that they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority granted by the aforesaid resolutions of the Board of directors of said corporation, as their free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of

January, 2005

Barbara M Lane
Notary Public

OFFICIAL SEAL
BARBARA M. LANE
NOTARY PUBLIC OF ILLINOIS
MY COMMISSION EXP. OCT. 16, 2005

Prepared By:

Robert E. Hawks

Pulte Home Corporation/Del Webb Communities of Illinois

12940 Del Webb Blvd.

Huntley, IL 60142

UNOFFICIAL COPY**ALTA Commitment
Schedule C**

File No. 00006050

LEGAL DESCRIPTION:

LOT 12 IN FOREST RIDGE SUBDIVISION, BEING A PART OF PART OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON OCTOBER 26, 2004 AS DOCUMENT NO. 0430019086, EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 12; THENCE SOUTH 58 DEGREES 10 MINUTES 05 SECONDS EAST 86.11 FEET; THENCE SOUTH 33 DEGREES 56 MINUTES 01 SECONDS WEST 71.78 FEET TO A POINT OF CURVE, SAID CURVE BEING CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 175.00 FEET AND A CHORD THAT BEARS NORTH 56 DEGREES 03 MINUTES 25 SECONDS WEST 19.55 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE 19.56 FEET; THENCE NORTH 59 DEGREES 15 MINUTES 30 SECONDS WEST 49.19 FEET TO A POINT OF CURVE, SAID CURVE BEING CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 150.00 FEET AND A CHORD THAT BEARS NORTH 62 DEGREES 35 MINUTES 23 SECONDS WEST 17.43 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, 17.44 FEET; THENCE NORTH 33 DEGREES 49 MINUTES 55 SECONDS EAST 76.35 FEET TO THE POINT OF BEGINNING, ALL IN THE VILLAGE OF STREAMWOOD, COOK COUNTY, ILLINOIS.



Pin Numbers:

06-28-100-008

06-28-200-006

06-28-200-008

(affects the underlying land)

STATE TAX		COUNTY TAX	
 STATE OF ILLINOIS DEPARTMENT OF REVENUE FEB. 14.05		 COOK COUNTY REAL ESTATE TRANSACTION TAX FEB. 14.05	
# 0000015948		# 0000151956	
REAL ESTATE TRANSFER TAX 00295.00 FP326660		REAL ESTATE TRANSFER TAX 00447.50 FP326670	